



## TOWN OF ROCKY HILL MEETING MINUTES/MOTIONS

### CORRECTED

**In order to comply with Connecticut General Statutes regarding minutes of meetings, the following will be used to record information during all public meetings that take place. An original must be submitted to the Town Clerk of Rocky Hill within 48 hours of the meeting being adjourned. Motions should be complete, showing the maker and second of the motion as well as how each member voted. Unanimous votes may be listed as unanimous.**

NAME OF PUBLIC BOARD OR COMMISSION	Planning & Zoning Commission
DATE MEETING AGENDA POSTED	October 9, 2014
LOCATION	Town Council Room, Rocky Hill Town Hall, 761 Old Main Street, Rocky Hill, Connecticut
DATE OF MEETING	<b>October 15, 2014</b>
TIME MEETING STARTED	6:34 p.m.
PERSON PREPARING MEETING MINUTES	Eileen A. Knapp, Recording Secretary
VERBATIM NOTES TAKEN	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
AUDIO, VIDEO OR LIVE TRANSMISSION OF MEETING	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No

### MEMBERS PRESENT AT MEETING

1. Dimple Desai, Chairman	2. Kevin Clements, Vice Chairman
3. Victor Zarrilli, Secretary	4. Carmen D'Agostino, Commissioner
5. Giuseppe Aglieco, Commissioner	6. Arun Saluja, Alternate
7. William O'Sullivan, Alternate (arrived at 6:36 p.m.)	8. Kimberley A. Ricci, Dir. Planning and Building/Asst. ZEO
9. Morris Borea, Town Attorney	10.

NUMBER REQUIRED FOR QUORUM   3   QUORUM PRESENT ☒ Yes ☐ No

**\*Commissioner O'Sullivan voted in the absence of another regular member.**

### TEXT MOTIONS AND RESULTS VOTES

1st MOTION ☒ Passed ☐ Failed ☐ Tabled

A MOTION was made by Commissioner Zarrilli to close the public hearing for a proposed <b>Moratorium on all new multifamily development in excess of two family dwellings until the</b>
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Plan of Conservation and Development Update, currently in process, is complete and/or there is a comprehensive review of the Town of Rocky Hill Zoning Regulations as they apply to multifamily development, the length of which is not to exceed two years from of date of publication, if acted upon in the affirmative, (impetus for Town Council's suggestion for this consideration; and compliance with Fair Housing Act). Seconded by Commissioner D'Agostino. All were in favor, MOTION CARRIED UNANIMOUSLY.

2nd MOTION      ☒ Passed      ☐ Failed      ☐ Tabled

A MOTION was made by Commissioner Zarrilli to **adopt the Agenda**. Seconded by Commissioner D'Agostino. All were in favor, MOTION CARRIED UNANIMOUSLY.

3rd MOTION      ☒ Passed      ☐ Failed      ☐ Tabled

A MOTION was made by Commissioner Zarrilli to **adopt the Consent Agenda**. Seconded by Commissioner D'Agostino. All were in favor, MOTION CARRIED UNANIMOUSLY. The following items were adopted on the Consent Agenda:

- A. Minutes and Working Notes from September 17, 2014
- B. Minutes and Working Notes from October 1, 2014
- C. Extension Request for 12 months maximum, per Section 8.2.7 of the Rocky Hill Zoning Regulations, Rivers Edge, former Foundry;

4th MOTION      ☒ Passed      ☐ Failed      ☐ Tabled

A MOTION was made by Commissioner Zarrilli to approve the **Request for temporary handicapped accessible office trailer, JRK Realty**, until January 15, 2015, during clubhouse/office renovations at 98 Cold Spring Road in an R-20 Residential Zoning District, ID# 16-307, including all staff comments. Seconded by Commissioner O'Sullivan. All were in favor, MOTION CARRIED UNANIMOUSLY.

5th MOTION      ☒ Passed      ☐ Failed      ☐ Tabled

A MOTION was made by Commissioner Zarrilli to table the **Remand of zoning appeal, re: Great Meadows Conservation Trust, Inc. v. Planning and Zoning Commission of the Town of Rocky Hill. Clarification of applicability of section 5.2.5.A of the Rocky Hill zoning regulations to the subject Meadow Properties Project** until the next meeting. Seconded by Commissioner D'Agostino. All were in favor, MOTION CARRIED UNANIMOUSLY.

6th MOTION      ☒ Passed      ☐ Failed      ☐ Tabled

A MOTION was made by Commissioner Zarrilli to approve the **proposed Moratorium on all new multifamily development in excess of two family dwellings** for a period not to exceed 6 months or until the time when new Zoning Regulations as they apply to multifamily development are adopted. Seconded by Commissioner D'Agostino.

A FRIENDLY AMENDMENT was made by Commissioner O'Sullivan that if this moratorium is deemed to be in violation of Federal or State Law, applicants may request an exemption in writing to the Commission and also that any pending applications for multifamily developments in excess of two family dwellings be exempt from the moratorium. Friendly Amendment accepted. All were in favor, MOTION CARRIED UNANIMOUSLY.

7th MOTION      ☒ Passed      ☐ Failed      ☐ Tabled

A MOTION was made by Commissioner Zarrilli to approve the **Planimetrics Invoice # 1037** in the amount of \$4,000. Seconded by Commissioner O'Sullivan. All were in favor, MOTION CARRIED UNANIMOUSLY.

8th MOTION      ☒ Passed      ☐ Failed      ☐ Tabled

A MOTION was made by Commissioner Zarrilli to adjourn. Seconded by Commissioner D'Agostino. All were in favor, MOTION CARRIED UNANIMOUSLY.

SEE THE MAIN MINUTES WEB PAGE TO ACCESS ADDITIONAL MEETING INFORMATION (i.e., WORKING NOTES, ACTIONS).

TIME MEETING ADJOURNED: 8:23 p.m.. TIME DELIVERED TO TOWN CLERK:

Town Of Rocky Hill  
Meeting Minutes  
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Form revised 1/1/11